



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	30	VINYL 100		
Roof Structure	03	GABLE/HIP 100		
Roof Cover	03	COMP SHNGL 100		
Interior Wall	05	DRYWALL 100		
Interior Floor	13	LVT/LAMMT 60		
Interior Floor	14	CARPET 40		
Air Condition	03	CENTRAL 100		
Heating Type	04	AIR DUCTED 100		
Bedrooms		4 100		
Bathrooms		2 100		
Frame	02	WOOD FRAME 100		
Stories	1.	1. 100		
Units		0 100		
Quality	03	Quality Level 03		
DOR CODE	0200	MOBILE HOME		
MAP NUM		MKT AREA		04
NEIGHBORHOOD/LOC		4053.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,701	100	1,701	58,411
USP	144	50	72	2,473
TOTALS	1,845		1,773	60,883

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0800	02	1,773	116.8000	81.76	144,960	1997	1997	0	0	0	58.00	42.00	
2 M/H 94+ - 100% - 2013 Heated Area: 1701 HX Base Yr 2013													

NASSAU COUNTY PROPERTY									
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VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 4					Tax Dist:				
BUILDING MARKET VALUE					60,883				
TOTAL MARKET OB/XF VALUE					2,726				
TOTAL LAND VALUE - MARKET					53,600				
TOTAL MARKET VALUE					117,209				
SOH/AGL Deduction					58,396				
ASSESSED VALUE					58,813				
TOTAL EXEMPTION VALUE					HX HB DX 38,813				
BASE TAXABLE VALUE					20,000				
TOTAL JUST VALUE					117,209				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					84,055				